



Conditional Accessory Uses

Town of Indian River Shores Land Development Code

Sec. 160.02. -

(F) Accessory uses. Accessory buildings or uses customarily incidental to any of the permitted uses, including, but not limited to, the below. **The location of more than one accessory use other than a swimming pool on the same property shall be considered a conditional accessory use subject to the criteria and procedures in (G) below.**

(G) Conditional accessory uses.

(1) Conditional accessory uses are subject to submittal and approval by the Building Official upon receipt and consideration of the following:

- (a) Letter of no objection from adjoining property owners;**
- (b) Letter of no objection from any property owner's association (if applicable);**
- (c) Survey and other site information to show the location of all structures on the site; and**
- (d) Such other information as the Town Building Official may request.**

(2) Review considerations. In considering the request for more than one accessory use other than a swimming pool, the Building Official may consider:

- (a) The size of the lot, its characteristics and location;**
- (b) Proposed location and screening of the use;**
- (c) Lot coverage and green area remaining; or**
- (d) Other factors that may be brought to the attention of the Building Official.**